

# PENNSYLVANIA

## BENEFITS OF ADAMS COUNTY LIVING

### RETIREMENT TAX FRIENDLY



### LOW UTILITY COST



## Littlestown Borough

*Adams County, Pennsylvania*



Pennsylvania is one of the most generous states in the nation when it comes to offering income-tax exclusion on a wide variety of retirement income.

## PA Rated Among Top 5 States to Retire!

Source: [Kiplinger.com/retirement](https://www.kiplinger.com/retirement)

### Retirement Tax Friendly:

- Social Security Benefits
- Public and Private Pension Funds
- 401 (k)s & Other Defined  
Contributing Employer Retirement Plans
- IRA Withdrawals Taken Upon  
Retirement after age 59
- Life Insurance Proceeds Payable  
to a named Beneficiary or to a Descendant's Estate

**TAX EXEMPT**

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### Stoner's Farm Additional Savings:

Average Natural Gas Heating	\$55.00 Mo.
Average Electric	\$75.00 Mo.
Average Public Water / Sewer (Based on Usage)	\$50.00 Mo.
LOW HOA Fees (Annual 1x Year)	\$150.00 Yr.



Stoner's Farm residents enjoy having numerous activities & clubs to participate in along with so many local amenities within a short walking distance.

**Just to mention a few of our clubs to join...**

Golf, knitting, crafting, cards, mahjong, book club, garden club, community bus trips and many more...



Located in Adams County with Historic Gettysburg, less than ten miles down the road... where options are endless for battlefield tours, dining, entertainment and all those quaint downtown shops & restaurants!





Life's About to Get Easy!

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**SEEKING  
MAINTENANCE FREE  
LIVING?  
WE MAY HAVE THE  
ANSWER YOU'VE BEEN  
LOOKING FOR...**

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Why pay HIGH MONTHLY FEES when you can live just as free & simple without all the cost for services that may or may not meet your expectations.

Stoner's Farm HOA fee is only \$150 per year. That's RIGHT! Per Year.

Our maintenance friendly homes are stress free living at its best! New homes come standard with stone & brick front facades, all home exterior trim fascia is vinyl or aluminum wrapped. Our roofs are installed with lifetime warranty shingles.

Our area also offers many local professionals for lawn/landscaping/snow removal maintenance services. Residents pay on average of \$30- \$55 per lawn clipping.

Resident local handyman for hire for any personal home owner maintenance service needs... services offered are as simple as the change of a light bulb.

